

WARRANTY DEED

STATE MS.-DESOTO CO. 710

OCT 26 10 43 AM '92

JOSEPH G. CHAMOUN and wife, CARLA K. CHAMOUN  
Grantors

RECORDED 10-26-92  
DEED BOOK 250  
PAGE 569  
W.E. DAVIS CH. CLK.

To

ANTHONY J. SWEET and wife, JANICE M. SWEET  
Grantees

FOR AND INCONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good, legal, sufficient, and valuable considerations, the receipt of all of which is hereby acknowledged, JOSEPH G. CHAMOUN and wife, CARLA K. CHAMOUN, the undersigned Grantors, do hereby sell, convey, and warrant unto the above Grantees, ANTHONY J. SWEET and wife, JANICE M. SWEET, as joint tenants with full rights of survivorship and not as tenants in common, the following described land and property situated in the County of DeSoto, State of Mississippi, being more particularly described as follows, to-wit:

Lot 2404, Section L, Southaven West Subdivision, in Section 27, Township 1 South, Range 8 West, DeSoto County, Mississippi, as shown by the plat recorded in Plat Book 4, Page 51, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Further consideration of the above described property is the assumption by Grantees of that certain Deed of Trust executed by Joseph G. Chamoun, et ux, in favor of Union Planters National Bank, dated August 29, 1988, and recorded in Book 448, Page 12, in the office of the Chancery Clerk of DeSoto County, Mississippi; and validly assigned to New South Federal Savings Bank, dated March 18, 1992 and recorded in Book 579, Page 90, in said Clerk's office, which secures an indebtedness in the current principal amount of \$57,735.47, and Grantees take Subject to said loan.

Grantors hereby authorize the transfer of this loan from their name into Grantee's name and Grantors hereby set over and assign unto Grantees without charge all escrow funds now held by Collateral Mortgage in connection with loan made by Union Planters National Bank on the above described property.

This conveyance is made subject to all applicable building restrictions, restrictive covenants, and easements of record.

The Grantees herein by acceptance of this conveyance assume and agree to pay a pro-rata share of all ad valorem taxes for the year 1992.

WITNESS the signatures of the Grantors this the 23rd day of October, 1992.

Joseph Chamoun  
JOSEPH G. CHAMOUN  
Carla K. Chamoun  
CARLA K. CHAMOUN

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named JOSEPH G. CHAMOUN and CARLA K. CHAMOUN, who acknowledged that they signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND and seal of office this the 23rd day of October, 1992.

My Commission expires:  
November 27, 1995

Barbara C. Huggins  
Notary Public

Grantor's Address:  
7989 Winding Creek, Germantown, TN 38138  
Home No. 393-0630 Work No. 766-3422  
Grantee's Address:  
2207 Holbrook Cove, Southaven, MS 38671  
Home No. 393-8689 Work No. NONE